

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
253		OAKLAND AVE, ARLINGTON

## OWNERSHIP

Owner 1:	LEARY CHRISTOPHER P &			
Owner 2:	LEARY COURTNEY W			
Owner 3:				
Street 1:	253 OAKLAND AVE			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry:		Own Occ: Y
Postal:	02476		Type:	

## PREVIOUS OWNER

Owner 1: GIBSON JULIE A & -		
Owner 2: SCALZILLI CHRISTOPHER B -		
Street 1: 253 OAKLAND AVE		
Twn/City: ARLINGTON		
St/Prov: MA	Cntry:	
Postal: 02476		

### NARRATIVE DESCRIPTION

This parcel contains .138 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1946, having primarily Clapboard Exterior and 2595 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 4 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	3	Below Stree
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6000		Sq. Ft.	Site		0	70.	1.00	7									420,000						420,000	
Total AC/HA: 0.13774			Total SF/SM: 6000		Parcel LUC: 101		One Family		Prime NB Desc		ARLINGTON						Total:		420,000	Spl Credit				Total:		420,000	

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

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2023

